

These minutes are subject to formal approval by the Wyoming Housing Board of Appeals at their next regular meeting.

**MINUTES OF THE WYOMING HOUSING BOARD OF APPEALS
HELD AT WYOMING CITY HALL**

July 11, 2013

Chairman Beal called the meeting to order at 7:00 p.m.

Members present: Beal Kooienga Lomonaco

Member absent: Kerby

A motion was made by Kooienga, seconded by Lomonaco to excuse Kerby.

Motion carried: 3 Yeas 0 Nays

Other officials present: David Rupert, City Inspector

A motion was made by Kooienga, seconded by Lomonaco to approve the minutes of the Housing Board of Appeals meeting.

Motion carried: 3 Yeas 0 Nays

PUBLIC HEARING:

Case #V130026

P.P. #41-17-15-377-062

Yuliet Palomino

2114 – 34th St. S.W.

The variance request from the City's Property Maintenance Code chapter 3 section 301.4 animals and bees, which prohibits the keeping of pigeons, to allow the owner to harbor pigeons at a single family residence at the described property, in conformity to Chapter 10 of the Code of the City of Wyoming, was read by staff Secretary.

Rupert explained the petitioner had requested to erect a loft to house up to 30 pigeons. Because of the number of pigeons requested, DeLange referred the request to the Housing Board of Appeals. Mr. Palomino and Delange agreed on a site plan that will keep the loft away from the house and the neighbors to provide privacy. The City supports the request with the site plan as submitted. The Housing Board of Appeals had approved a similar request for the petitioner's cousin.

Mr. Yuliet Palomino, 2114 34th St. SW, explained his cousin had advised him on how to request the variance. The pigeons are a hobby like fishing or hunting, not a business. He used to race pigeons in Cuba, but has not done so here in the United State because he needed property and a job. He researched membership qualifications with the Grand Rapids Pigeon Club. He cannot just join the club, he has to be voted in as a member. The Club will visit the site for cleanliness. He is a really clean person, with a family. He will maintain the lot to keep it clean and quiet. He does not want to be a bother to his neighbors.

Chairman Beal asked if Mr. Palomino would have any objections to have the loft inspected by the City

during the first year of the variance for a probation period.. Mr. Palomino did not have any objections.

A motion was made by Kooienga, seconded by Lomonaco to grant the variance request to allow the owner to keep no more than 30 pigeons, with the stipulation the applicant use the City's proposed location of the loft, allow the premise to be inspected at any time, and that City would review the case in one year to check for nuisance or negative impact.

Motion carried: 3 Yeas 0 Nays

Election of Officers:

A motion was made by Kooienga, seconded by Lomonaco to re-elect the present officers (Beal, Chairman; Kooienga, Vice Chairman; Kerby, Secretary.)

Motion carried: 3 Yeas 0 Nays

Chairman adjourned the meeting at 7:18 P.M.

William Kerby
Secretary

Char Bell
Recording Secretary